

Type:	58	- School	
Sty Ht:	2	- 2 Story	
(Liv) Units:	1		Total: 1
Foundation:	3	- BrickorStone	
Frame:			
Prime Wall:	7	- Brick	
Sec Wall:			%
Roof Struct:	4	- Flat	
Roof Cover:	4	- Tar & Gravel	
Color:			
View / Desir:			

Full Bath:		Rating:	
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth:		Rating:	
1/2 Bath:	2	Rating:	Average
A HBth:	8	Rating:	Good
OthrFix:	10	Rating:	Average

	CROSBY SCHOOL & PLAYGROUND.
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GENERAL INFORMATION

Grade: B - Good	
Year Blt: 1896	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdicth:	Fact:
Const Mod:	
Lump Sum Adj:	

OTHER FEATURES

Kits:	Rating:
A Kits:	Rating:
Frpl:	Rating:
WSFlue:	Rating:

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

RESIDENTIAL GRID

1st Res Grid		Desc: Line 1										# Units	
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	
Other													
Upper													
Lvl 2													
Lvl 1													
Lower													
Totals		RMs: 0		BRs: 0		Baths:		HB 2					

INTERIOR INFORMATION

Avg Ht/FL:	8		
Prim Int Wal	1	- Drywall	
Sec Int Wall:	2	- Plaster	50 %
Partition:	T	- Typical	
Prim Floors:	2	- Softwood	
Sec Floors:	3	- Hardwood	50 %
Bsmnt Flr:			
Subfloor:			
Bsmnt Gar:			
Electric:	3	- Typical	
Insulation:	2	- Typical	
Int vs Ext:	S		
Heat Fuel:	1	- Oil	
Heat Type:	5	- Steam	
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	100

DEPRECIATION

Phys Cond:	AV - Average	35.0%
Functional:		
Economic:		
Special:		
Override:		
	Total:	35.0%

REMODELING

	Exterior:	
	Interior:	
	Additions:	
%	Kitchen:	
%	Baths:	2003
%	Plumbing:	
%	Electric:	
%	Heating:	
%	General:	

RES BREAKDOWN

[illegible]

CALC SUMMARY

Basic \$ / SQ:	180.00
Size Adj.:	0.82489610
Const Adj.:	0.98201555
Adj \$ / SQ:	145.811
Other Features:	67334
Grade Factor:	1.33
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	7879082
Depreciation:	2757679
Depreciated Total:	5121403

COMPARABLE SALES

[illegible]

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	
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SPEC FEATURES/YARD ITEMS

PARCEL ID 028.0-0003-0018.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
27	Tennis Court	D	Y	4	1	A	AV	1960	16,000.00	T	40.8	943			37,900			37,900
28	B-Ball Court	D	Y	1	45X90	A	AV	1960	1.62	T	40.8	943			3,900			3,900
85	Paving	D	Y	1	10000	A	AV	1960	2.00	T	40.8	943			11,800			11,800

More: N	Total Yard Items:	53,600	Total Special Features:		Total:	53,600
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SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
GLA	Gross Liv Ar	40,167	145.810	5,856,788
Net Sketched Area:		40,167	Total:	5,856,788
Size Ad	40167	Gross Area	40167	FinArea
				40167

SUB AREA DETAIL

	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
88						
88						
67						

IMAGE

AssessPro Patriot Properties, Inc

